

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF MICHIGAN**

In re:

Residents First, LLC,

Debtor.

Case No. 23-49817
Chapter 11
Hon. Mark A. Randon

DEBTOR'S BALLOT REPORT

Residents First, LLC ("Debtor") through counsel, Heilman Law PLLC, for its Ballot Report ("Ballot Report") regarding confirmation of Debtor's Subchapter V Plan of Reorganization (the "Plan") states:

1. On November 8, 2023 ("Petition Date"), Debtor commenced this Bankruptcy Case by filing a petition under chapter 11 of title 11 of the United States Code. Debtor elected to proceed under Subchapter V of Chapter 11.
2. The Debtor filed a plan on March 7, 2023 [ECF # 73].
3. Debtor timely transmitted the Plan, exhibits to the Plan, and Ballots to the holders of Impaired Claims in accordance with Rule 3018 of the Federal Rules of Bankruptcy Procedure (the "Bankruptcy Rules") and served copies of the Plan and the Approval Order on all required parties.
4. In calculating the amount and category for voting purposes, the amount and category listed by the creditor or interest holder on the ballot was used.

5. A total of 3 Class I votes were tallied, all of which accepted the Plan.

One Class I vote was cast by Ally Bank and two Class I votes were cast by Ally Bank Lease Trust.

6. A total of 2 Class II votes were tallied, al of which rejected the Plan. The Class II votes were cast by True North Asphalt, LLC and Champion Home Builders, Inc.

7. One Class III vote was tallied, which accepted the Plan.

8. **The following is the summary of votes:**

- | | |
|-----------|----------------------------|
| Class I | Secured Claims |
| | • Accepted |
| Class II | Unsecured Claims |
| | • Rejected |
| Class III | Claims of equity Interests |
| | • Accepted |

9. Attached is the tabulation of acceptances and rejections of the Plan [Exhibit A] and copies of the submitted ballots [Exhibit B].

WHEREFORE, Debtor submits this Ballot Report and the attached tabulation of acceptances and rejections of Debtor's Plan.

Respectfully submitted,

HEILMAN LAW PLLC

/s/ Ryan D. Heilman
Ryan D. Heilman
Attorney for Debtor
40900 Woodward Ave., Suite 111
Bloomfield Hills, MI 48304
(248) 835-4745
ryan@heilmanlaw.com

Dated: April 19, 2023

EXHIBIT A

BALLOT TABULATION

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF MICHIGAN
NORTHERN DIVISION – BAY CITY**

IN THE MATTER OF:

RESIDENTS FIRST, LLC.,

**Case No. 23-49817-MAR
Chapter 11
Hon. Mark A. Randon**

Debtor.

TABULATION OF ACCEPTANCES AND REJECTIONS OF PLAN

<u>Class</u>	<u>Claims Voting</u>	<u>No. of Acceptances</u>	<u>No. of Rejections</u>	<u>\$ Amount Voted</u>	<u>\$ Amount Accepted</u>	<u>\$ Amount Rejected</u>	<u>Accepted or Rejected</u>
I	3	3	0	\$60,897.76	\$60,897.76	\$0.00	Accepted
II	2	0	2	\$631,035.74	\$631,035.74	-	Rejected
III	1	1	0	100%	100%		Accepted

Class I is the class of secured creditors; Class II is the class of unsecured creditors; Class III is the class of interest holders.

Class I Ballots Accepting Plan

1. Ally Bank	\$31,450.28
2. Ally Bank Lease Trust	\$14,815.98
3. Ally Bank Lease Trust*	\$14,631.50

Class II Ballots Rejecting Plan

1. True North Asphalt	\$152,170.84
2. Champion Home Builders, Inc.	\$478,864.90

Class III Ballots Accepting the Plan

1. TIR Equities, LLC	Holder of 100% of Debtor's equity interests
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* Ally Bank Lease Trust submitted two ballots relating to separate vehicles. Upon information and belief, Ally Trust is related to Ally Bank Lease Trust, but is a separate entity.

EXHIBIT B

BALLOTS

UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF MICHIGAN

In re:

Residents First, LLC,

Debtor.

Case No. 23-49817
Chapter 11
Hon. Mark A. Randon

**BALLOT FOR ACCEPTING OR REJECTING
DEBTOR'S SUBCHAPTER V PLAN OF REORGANIZATION**

On March 7, 2024, Residents First, LLC ("Debtor") filed its Subchapter V Plan of Reorganization ("Plan").

The Plan can be confirmed by the Court and thereby made binding on you if it is accepted by the holders of two-thirds (2/3) in amount and more than one-half (1/2) in number of claims in each class and the holders of two-thirds (2/3) in amount of equity security interests in each class voting on the Plan. In the event the requisite acceptances are not obtained, the Court may nevertheless confirm this Plan if the Court finds that the Plan accords fair and equitable treatment to the class rejecting it. To have your vote count, you must complete and return this ballot.

You should review the Plan carefully before you vote. You may wish to seek legal advice concerning the Plan and your treatment under the Plan. If you hold claims or equity interests in more than one class, submit a separate ballot for each class in which you are entitled to vote. If you do not have the Plan or need a replacement ballot, please contact Debtor's counsel at the telephone number or email address on the opposite page.

If your ballot is not actually received at the address listed on the opposite page on or before April 10, 2024, and such deadline is not extended, your vote will not count as either an acceptance or rejection of the Plan.

The undersigned, the Holder of a Claim against the Debtor in the unpaid amount of \$ 31,450.28, or

The undersigned, the Holder of an Interest in the Debtor representing 10.29 % of Debtor's Interests

The Claim is a (check one): ☒ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)
☐ Class II Claim (Allowed General Unsecured Claims)
☐ Class III Claim (Claims of Interests of Debtor)

(Check one box only) ☒ **Accepts the Plan** ☐ **Rejects the Plan**

Dated: 3/21/24 Print or type name of creditor: ALLY BANK C/O AIS PORTFOLIO SERVICES U

Signature:

Pal Ts

Return this ballot to attorneys for the Debtor:

HEILMAN LAW PLLC
c/o Ryan D. Heilman
40900 Woodward Ave., Ste. 111
Bloomfield Hills, MI 48304
Telephone: (248) 835-4745
ryan@heilmanlaw.com

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The undersigned, the Holder of a Claim against the Debtor in the unpaid amount of \$ 14,815.98, or

The undersigned, the Holder of an Interest in the Debtor representing _____% of Debtor's Interests

The Claim is a (check one): ☒ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)

_____ Class II Claim (Allowed General Unsecured Claims)

_____ Class III Claim (Claims of Interests of Debtor)

(Check one box only)

☒ **Accepts the Plan**

_____ **Rejects the Plan**

Dated: 3/21/24

Print or type name of creditor: ALLY BANK LEASE TRUST C/O AIS
PORTFOLIO SERVICES LLC

Signature:

Paul Ts...

Return this ballot to attorneys for the Debtor:

HEILMAN LAW PLLC
c/o Ryan D. Heilman
40900 Woodward Ave., Ste. 111
Bloomfield Hills, MI 48304
Telephone: (248) 835-4745
ryan@heilmanlaw.com

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The undersigned, the Holder of a Claim against the Debtor in the unpaid amount of \$ 14,631.50, or

The undersigned, the Holder of an Interest in the Debtor representing _____% of Debtor's Interests

The Claim is a (check one): ☒ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)
☐ Class II Claim (Allowed General Unsecured Claims)
☐ Class III Claim (Claims of Interests of Debtor)

(Check one box only)

☒ **Accepts the Plan**

☐ **Rejects the Plan**

Dated: 3/21/24 Print or type name of creditor: ALLY BANK LEASE TRUST C/O AIS
PORTFOLIO SERVICES LLC

Signature:

Pal

Return this ballot to attorneys for the Debtor:

HEILMAN LAW PLLC
c/o Ryan D. Heilman
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The undersigned, the Holder of an Interest in the Debtor representing _____% of Debtor's Interests

The Claim is a (check one): _____ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)

☒ _____ Class II Claim (Allowed General Unsecured Claims)

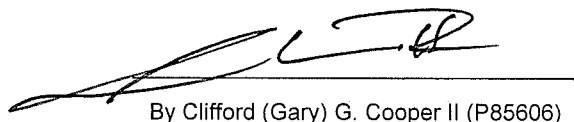
_____ Class III Claim (Claims of Interests of Debtor)

(Check one box only) _____ **Accepts the Plan** ☒ **Rejects the Plan**

Dated: 4/8/2024

Print or type name of creditor: True North Asphalt, LLC

Signature:



By Clifford (Gary) G. Cooper II (P85606)
Attorney for True North Asphalt, LLC

Return this ballot to attorneys for the Debtor:

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c/o Ryan D. Heilman
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ryan@heilmanlaw.com

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The undersigned, the Holder of a Claim against the Debtor in the unpaid amount of \$ 478,864.90, or

The undersigned, the Holder of an Interest in the Debtor representing _____% of Debtor's Interests

The Claim is a (check one): _____ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)

_____ x _____ Class II Claim (Allowed General Unsecured Claims)

_____ Class III Claim (Claims of Interests of Debtor)

(Check one box only) _____ **Accepts the Plan** _____ x **Rejects the Plan**

Dated: April 10, 2024 Print or type name of creditor: Champion Home Builders, Inc.

Signature:

/s/Kimberly Ross Clayson

Return this ballot to attorneys for the Debtor:

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c/o Ryan D. Heilman
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The undersigned, the Holder of a Claim against the Debtor in the unpaid amount of \$ _____, or

The undersigned, the Holder of an Interest in the Debtor representing 100 % of Debtor's Interests

The Claim is a (check one): _____ Class I Claim (Allowed Secured Claim of Ally Bank or the SBA)

_____ Class II Claim (Allowed General Unsecured Claims)

☒ Class III Claim (Claims of Interests of Debtor)

(Check one box only)

☒ Accepts the Plan

_____ Rejects the Plan

Dated: 4/19/24

Print or type name of creditor: TJR EQUITIES, LLC

Signature:

[Signature]

Return this ballot to attorneys for the Debtor:

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c/o Ryan D. Heilman
40900 Woodward Ave., Ste. 111
Bloomfield Hills, MI 48304
Telephone: (248) 835-4745
ryan@heilmanlaw.com

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CERTIFICATE OF SERVICE

I, Ryan D. Heilman, hereby certify that on April 19, 2024, I caused a copy of the Debtor's Ballot Report, with Ballot Tabulation summary and copies of ballots ("Ballot Report") to be filed via the Court's Electronic Case Filing (ecf) system, and the ecf system sent notice of the Ballot Report to all parties registered to receive electronic notification via the ecf system, including the following:

Kelley Callard (UST) on behalf of U.S. Trustee Andrew R. Vara
Kelley.Callard@usdoj.gov

Kimberly Ross Clayson on behalf of Creditor Champion Home Builders, Inc.
kclayson@taftlaw.com, torni@taftlaw.com; DET_Docket_Assist@taftlaw.com

Cheryl Cook on behalf of Creditor Santander Consumer USA Inc. dba Chrysler Capital as servicer for CCAP Auto Lease Ltd.
bknotices-edm@potestivolaw.com

Deborah L. Fish
dfish@allardfishpc.com, MI56@ecfcbis.com

Ryan D. Heilman on behalf of Debtor In Possession Residents First, LLC
ryan@heilmanlaw.com, cindy@heilmanlaw.com

Jacob Daniel High on behalf of Creditor Ally Bank Lease Trust
jacob@jacobhighlaw.com, mi.ecf@aisinfo.com

Charles A. Lawler on behalf of Creditor True North Asphalt, LLC
clawler@clarkhill.com, kthomas@clarkhill.com

Todd J Ruchman on behalf of Creditor JPMorgan Chase Bank, N.A.
tjruchman@manleydeas.com

Mark J. Van Epps on behalf of Creditor AR Landscape & Stone, Inc.
mvanepps@vaneppslaw.com, mowk@hotmail.com

Jay L. Welford on behalf of Creditor Champion Home Builders, Inc.
jwelford@taftlaw.com, ttorni@taftlaw.com; DET_Docket_Assist@taftlaw.com

Respectfully submitted,

HEILMAN LAW PLLC

Dated: April 19, 2024

By: /s/ Ryan D. Heilman
 Ryan D. Heilman (P63952)
 Attorneys for Debtor
 40900 Woodward Ave., Suite 111
 Bloomfield, MI 48304
 (248) 835-4745
ryan@heilmanlaw.com